

Date Filed 10-18-13
Amount Paid \$100.00
Check No. 54945
Application Revised: 12-20-2010

VILLAGE OF WESTON
CERTIFIED SURVEY MAP
APPROVAL APPLICATION



One copy of the proposed Certified Survey Map (CSM) needs to be submitted along with payment, as specified below, and completed application at time of CSM submittal. CSM's that do not involve road right of way dedication are reviewed and approved by Village Staff. CSM's involving road right of way dedication must be reviewed by the Village Plan Commission and approved by the Village Board at their next available meeting date. The CSM will be scheduled on the next available Plan Commission and Board meetings and the applicant notified by staff of the dates and times of the meetings.

Village of Weston CSM # CCSM-10-13-1392
(Village Office Use Only)

Certified Survey Map Review Fees:

- 1 Residential (no road right of way dedication) - \$50.00
- 2 Residential (road right of way dedication) - \$150.00
- 3 **Commercial (no road right of way dedication) - \$100.00**
- 4 Commercial (road right of way dedication) - \$250.00
- 5 Boundary Survey (Commercial or Residential) - \$50.00
- 6 Extraterritorial Review (Commercial or Residential) - \$50.00

SURVEYOR: Nathan Wincentsen (Becher Hoppe) PHONE NO: (715) 845-8000

EMAIL ADDRESS: nwincentsen@becherhoppe.com

MAILING ADDRESS: 330 Fourth St, P.O. Box 8000, Wausau, WI, 54402-8000

PROPERTY OWNER: AbbyBank PHONE NO: (715) 241-6336

MAILING ADDRESS: 2405 Schofield Ave. Suite 100, Weston, WI 54476

CSM APPLICANT NAME: Same as Surveyor PHONE NO: ()

EMAIL ADDRESS: _____

MAILING ADDRESS: _____

TAX PARCEL NO: 62-242808-008-003-00-00 SUBDIVISION: _____

TAX PARCEL IDENTIFICATION NUMBER (PIN): 192-2808-242-0979 & 192-2808-242-0962

PARCEL SITE ADDRESS: 6606 County Road J, Weston, WI 54476

DESCRIBE WHAT IS BEING DONE (Ex: splitting lot, combining lots, etc.): Combining two lot and creating two different lots

Sec. 74.133. Certified survey map review checklist.

The following certified survey map review checklist shall be utilized by staff and the Plan Commission in determining whether or not approval should be given to the proposed certified survey map:

- ☒ Location of all watercourses, drainageways and surface drainage patterns should be shown.
- ☒ All easements of record should be shown.
- ☒ Where applicable, the regional floodplain boundary and the vertical contour line, which is two feet above the regional flood elevation, should be shown.
- ☒ Wetland boundaries from the department of natural resources wetland inventory maps should be shown.
- ☒ All other applicable survey standards shall be maintained by the surveyor.
- ☐ Where the certified survey map requires dedication for a public road, the subdivider shall follow the intent of the subdivision roadway and drainage inspection report.
- ☐ All public road dedications shall be a minimum 66 feet (four rods) wide.
- ☒ Each lot must have access to a public street.
- ☒ Location of existing buildings, wells and septic tanks should be shown.
- ☒ Lots must comply with minimum frontage and area for their zoning classification.

PLEASE NOTE WHY ANY OF THE ABOVE ARE NOT CHECKED AND ENCLOSED AT TIME OF SUBMITTAL:

No public road dedication required.

Please note that per Section 74.123 (d) of Village of Weston Ordinances, parkland dedication fees apply to all new lots created for residential development. A bill for this fee will be sent to you if your CSM is approved. This fee must be paid in full prior to the Village releasing your signed CSM to you for recording at the Marathon County Register of Deeds.

| | |
|--------------------|----------------|
| Single Family | \$244 per lot |
| Duplex | \$446 per lot |
| Multi-Family | |
| 1 bedroom | \$138 per unit |
| 2 bedroom | \$204 per unit |
| 3 or more bedrooms | \$244 per unit |

APPLICANT'S SIGNATURE:  DATE SIGNED: 10-18-2013

APPLICANT'S NAME (PLEASE PRINT) NATHAN WINCENTZEN E-MAIL ADDRESS: NWINCENTZEN@BECKELHOPPE.COM

Please note that a copy of the recorded CSM with Marathon County Register of Deeds must be provided to the Village within 30 days after recording for our records.

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FOR OFFICE USE ONLY

*******If no road right of way is created or extended, Village staff may approve CSM:**

Date _____ Approved/Disapproved By: _____

Contingencies placed on approval: _____

Planning Commission/Village Board notified via PC consent agenda on (Date): _____

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*******If road right of way is created or extended, CSM must receive Village Plan Commission & Board Approval**

Date of Plan Commission Meeting & Review: _____

Recommendation of the Village Plan Commission: _____

NOTE: This is only a recommendation. It requires action by the Village Board to become effective.

Forwarded to the Village Board _____ Date: _____

CSM: (Adopted / Denied) _____ Date of Approval/Denial: _____

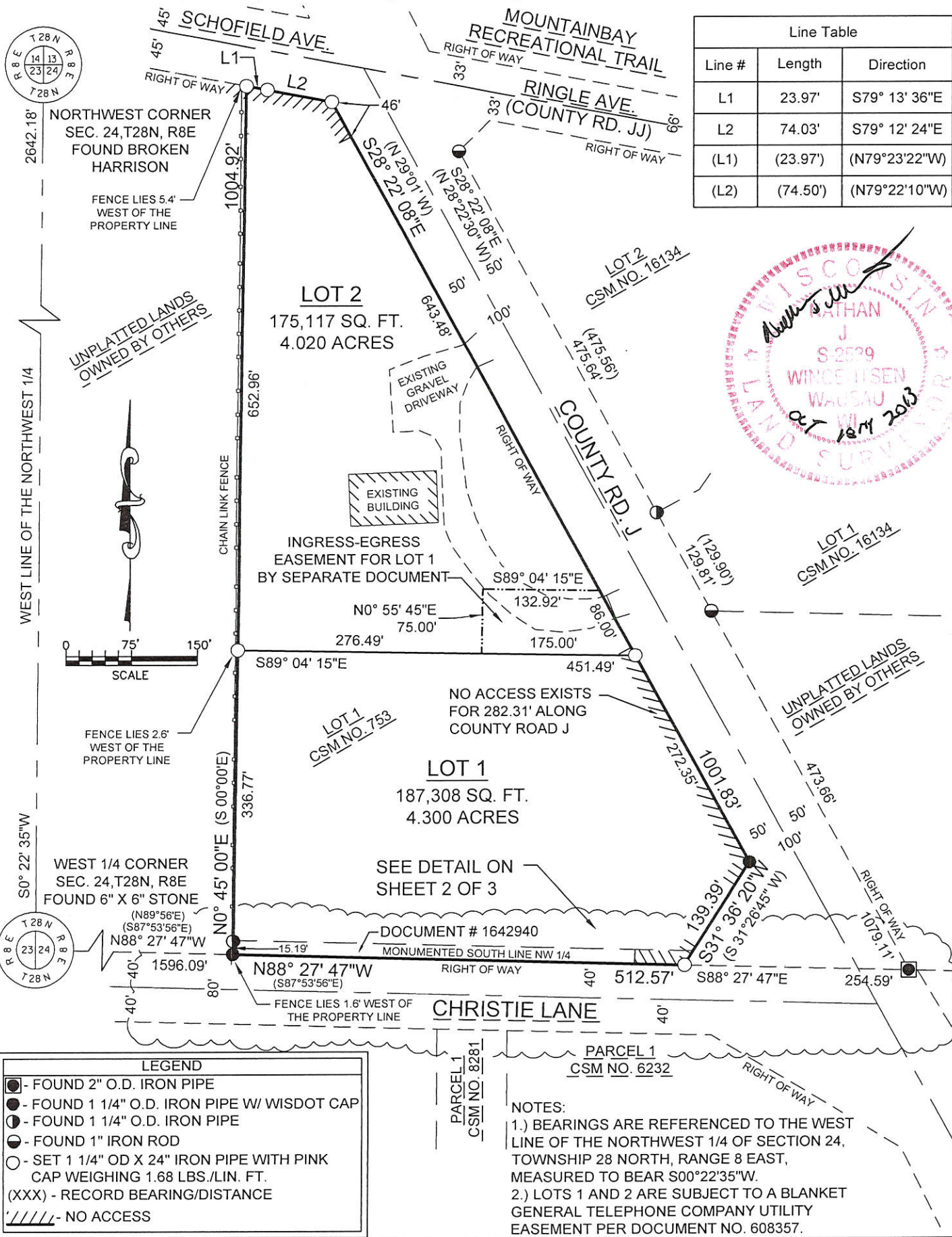
RESOLUTION # _____

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ROD RECORDING INFORMATION: DOC. # _____ CSM # _____ VOL. _____ PG. _____

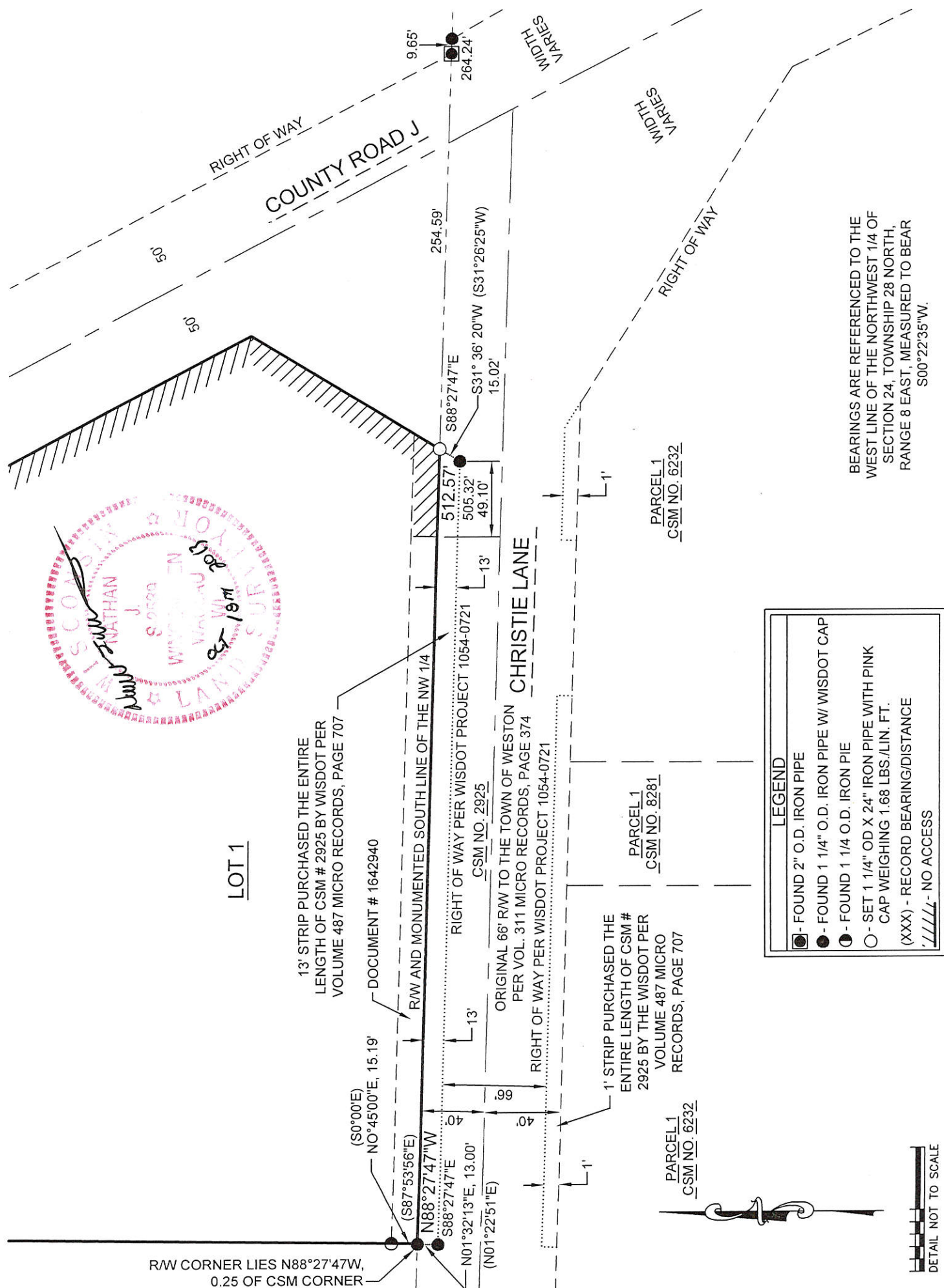
MARATHON COUNTY CERTIFIED SURVEY MAP NO. _____

Of a part of Marathon County Certified Survey Map No. 753 located in the Southeast 1/4 of the Northwest 1/4 of Section 24, Township 28 North, Range 8 East, Village of Weston, Marathon County, Wisconsin.



MARATHON COUNTY CERTIFIED SURVEY MAP NO.

Of a part of Marathon County Certified Survey Map No. 753 located in the Southeast 1/4 of the Northwest 1/4 of Section 24, Township 28 North, Range 8 East, Village of Weston, Marathon County, Wisconsin.



MARATHON COUNTY CERTIFIED SURVEY MAP NO. _____

Of a part of Marathon County Certified Survey Map No. 753 located in the Southeast 1/4 of the Northwest 1/4 of Section 24, Township 28 North, Range 8 East, Village of Weston, Marathon County, Wisconsin.

I, Nathan J. Wincentsen, Registered Land Surveyor S-2539, hereby certify to the best of my knowledge and belief: That I have surveyed, mapped and divided a part of Marathon Certified Survey Map No. 753, recorded in Volume 3 of Certified Survey Maps on Page 223, as Document No. 680096 located in the Southeast 1/4 of the Northwest 1/4 of Section 24, Township 28 North, Range 8 East, Village of Weston, Marathon County, Wisconsin described as follows:

Commencing at the West 1/4 corner of said Section 24; Thence South 88°27'47" East along the monumented South line of the Northwest 1/4, 1596.09 feet to the West line of a parcel of land described in Document No. 1642940, which is the point of beginning; Thence North 00°45'00" East along said West line and the West line of said Marathon Certified Survey Map No. 753, 1004.92 feet to the South right of way line of Schofield Avenue; Thence South 79°13'36" East along said South right of way line of Schofield Avenue, 23.97 feet; Thence South 79°12'24" East along said South right of way line of Schofield Avenue, 74.03 feet to the West right of way line of County Road J; Thence South 28°22'08" East along said West right of way line of County Road J, 1001.83 feet; Thence South 31°36'20" West along said West right of way line of County Road J, 139.39 feet to the North right of way line of Christie Lane; Thence North 88°27'47" West along said North right of way line of Christie Lane, 512.57 feet to the point of beginning.

That the above described parcel of land contains 362,425 square feet, or 8.320 acres more or less;

That said parcel is subject to all easements, restrictions and right of ways of record, including a blanket General Telephone Company utility easement per Document No. 608357;

That I have made this survey, division and map thereof under the direction of AbbyBank, Agent of said parcel;

That I have fully complied with the provisions of Section 236.34 of the Wisconsin Statutes and the subdivision regulations of Marathon County, Village of Weston in Surveying, Mapping and Dividing the same.

That said map is a correct and accurate representation of the exterior boundaries of said parcel.

Dated this 18TH day of OCTOBER 2013

Nathan J. Wincentsen
Becher Hoppe Associates, Inc.
Nathan J. Wincentsen
R.L.S. No. 2539



Village of Weston Approval Certificate:

Approved for recording under the terms of the Village of Weston Land Division Regulations.

By _____

Date _____
Village of Weston Zoning Department